

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
21		ALLEN ST, ARLINGTON

## OWNERSHIP

Owner 1:	HALLORAN ANNA D ETAL/TRUSTEES			
Owner 2:	DICECCA FAMILY IRREVOCABLE TR			
Owner 3:				
Street 1:	11 PATHWOODS AVE			
Street 2:				
Twn/City:	BURLINGTON			
St/Prov:	MA	Cntry:		Own Occ: N
Postal:	01803		Type:	

## PREVIOUS OWNER

Owner 1:	HALLORAN ANNA/TRUSTEE -		
Owner 2:	21 ALLEN ST TRUST -		
Street 1:	21 ALLEN STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	
Postal:	02474		

## NARRATIVE DESCRIPTION

This parcel contains 4,950 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1922, having primarily Vinyl Exterior and 2647 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 1 HalfBath, 10 Rooms, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

[illegible]

Total AC/HA:	0.11364	Total SF/SM:	4950	Parcel LUC:	104	Two Family	Prime NB Desc:	ARLINGTON	Total:	454,802	Spl Credit	Total:	454,800
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	4950.000	503,800	5,100	454,800	963,700
Total Card	0.114	503,800	5,100	454,800	963,700
Total Parcel	0.114	503,800	5,100	454,800	963,700
Source:	Market Adj Cost	Total Value per SQ unit /Card:		364.09	/Parcel: 364.0

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	504,100	5100	4,950.	454,800	964,000	964,000	Year End Roll	12/18/2019
2019	104	FV	392,400	5100	4,950.	483,200	880,700	880,700	Year End Roll	1/3/2019
2018	104	FV	392,400	5100	4,950.	352,500	750,000	750,000	Year End Roll	12/20/2017
2017	104	FV	368,900	5100	4,950.	307,000	681,000	681,000	Year End Roll	1/3/2017
2016	104	FV	368,900	5100	4,950.	261,500	635,500	635,500	Year End	1/4/2016
2015	104	FV	330,200	5100	4,950.	255,800	591,100	591,100	Year End Roll	12/11/2014
2014	104	FV	330,200	5100	4,950.	210,300	545,600	545,600	Year End Roll	12/16/2013
2013	104	FV	343,100	5100	4,950.	200,100	548,300	548,300		12/13/2012

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

### ACTIVITY INFORMATION

Date	Result	By	Name
1/24/2019	Mail Update	MM	Mary M
10/7/2017	MEAS&NOTICE	HS	Hanne S
1/27/2009	Meas/Inspect	372	PATRIOT
2/23/2000	Meas/Inspect	264	PATRIOT
8/14/1993		EK	

Sign:
VERIFICATION OF VISIT NOT DATA
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Sign: VERIFICATION OF VISIT NOT DATA      \_\_/\_\_/\_\_

### VERIFICATION OF VISIT NOT DATA

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[illegible]

454,802	Spl Credit		Total:	454,800
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apro

Database: AssessPro - FY2021

2021

1 of 1  
CARD

## Residential

**ARLINGTON**

APPRaised:  
USE VALUE:  
ASSESSed:

**Total Card /**  
**963,700 /**  
**963,700 /**  
**963,700 /**

Parcel  
963,700  
963,700  
963,700



***Patriot***  
Properties Inc.

### USER DEFINED

Prior Id # 1:	21620
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

	Name
y	Mary M
	Hanne S
	PATRIOT
	PATRIOT

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